

2-25-1949

Board of Trustees Meeting Minutes 1949-02-25

Bowling Green State University

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MC MANUS-TROUP CO., TOLEDO, OHIO-103830

February 25, 1949
Bowling Green, Ohio

The Board of Trustees met on the above date. Members present: Mr. Bachman, Mr. Rodgers, and Mr. Schwyn. The minutes of the previous meeting were read and approved.

The President notified the Board of the receipt of a Federal check of \$4330.00 final payment toward the construction of dormitory accommodations in the North Dorm area. He recommended that this money be deposited to the credit of the emergency dormitory fund. Mr. Bachman moved that this sum of \$4330.00 be deposited to the credit of the emergency dormitory fund. Mr. Schwyn seconded. All voted yes on roll call.

The President notified the Board of the advertising for the new men's dormitory #8. Bids will be received on March 11. He indicated that receipts will be available for the building of #8, and it is possible that they will be available for building #9. It was the unanimous judgment of the Board that, if possible, we should build two dormitories instead of one.

President Prout presented to the members of the Board of Trustees a resolution authorizing the issuing of \$350,000.00 of dormitory revenue bonds, the proceeds from the sale of these bonds to be used for the construction, equipment and site improvements for dormitories 8 and 9. The resolution presented is as follows:

RESOLUTION AUTHORIZING THE ISSUANCE OF \$350,000.00 OF DORMITORY REVENUE BONDS OF THE BOWLING GREEN STATE UNIVERSITY

WHEREAS, by authority of Section 4863-6 of the General Code of Ohio, the Board of Trustees of the Bowling Green State University is authorized to construct, equip, maintain and operate upon sites within the campus of said University, buildings to be used as dormitories for students, members of the faculty and servants of said University, and to pay for the same out of funds borrowed therefor, and to borrow funds for such purposes upon such terms as it shall deem proper, and to issue negotiable written instruments evidencing such indebtedness; and

WHEREAS, the Board of Trustees of the Bowling Green State University desires to construct, equip, maintain and operate dormitories for men upon the campus of the Bowling Green State University, in the City of Bowling Green, County of Wood, State of Ohio, the title to which tract of land is in the State of Ohio - Board of Trustees of the Bowling Green State University in fee simple, and clear, free and unencumbered; and

WHEREAS, the Board of Trustees of the Bowling Green State University desires to borrow money for such purpose in the sum of \$350,000.00 and to issue registered bonds evidencing such indebtedness, and to secure the same by a pledge of the net revenues derived from the operation of the dormitories to be constructed and equipped from the proceeds of the issue of bonds, after deducting the reasonable expenses for maintenance and operation of said dormitories, until all of the principal and interest of such bonds shall have been paid.

NOW, THEREFORE, BE IT RESOLVED by the Board of Trustees of the Bowling Green State University:

SECTION 1. That in order to obtain funds for the purpose of constructing and/or equipping dormitories for men of the Bowling Green State University, the Board of Trustees of the said University shall issue, pursuant to the provisions of said Section 4863-6 of the Ohio General Code, its registered bonds in the sum of \$350,000.00 to be dated March 15, 1949, to be of the denomination of \$5,000.00 each, and numbered from 1-70 both inclusive, said bonds to mature in the consecutive serial order as follows:

BOND NUMBER	MATURITY DATE	AMOUNT
1-2	End of 2nd year	10,000
3-4	End of 3rd year	10,000
5-6	End of 4th year	10,000
7-8	End of 5th year	10,000
9-10	End of 6th year	10,000
11-14	End of 7th year	20,000
15-18	End of 8th year	20,000
19-22	End of 9th year	20,000
23-26	End of 10th year	20,000
27-30	End of 11th year	20,000
31-34	End of 12th year	20,000
35-38	End of 13th year	20,000
39-42	End of 14th year	20,000
43-46	End of 15th year	20,000
47-50	End of 16th year	20,000
51-54	End of 17th year	20,000
55-58	End of 18th year	20,000
59-64	End of 19th year	30,000
65-70	End of 20th year	30,000

together with interest thereon at the rate of 2½% per annum, payable annually on the fifteenth day of March in each year, commencing March 15, 1950. Both principal and interest of said bonds shall be payable by check drawn against funds on deposit in the Bank of Wood County, in Bowling Green, Ohio. Said bonds shall be callable at par, in whole or in part, at the option of the Board of Trustees of the Bowling Green State University on any interest payment date on and after March 15, 1951, upon thirty (30) days written notice to the registered holders of said bonds.

SECTION 2. Said bonds shall be in substantially the following form:

\$5,000.00	UNITED STATES OF AMERICA STATE OF OHIO	No. _____
	The Board of Trustees of The Bowling Green State University Bowling Green, Ohio	
	DORMITORY REVENUE BOND Dated March 15, 1949	

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MC MANUS-THOUF CO., TOLEDO, OHIO-103830

KNOW ALL MEN BY THESE PRESENTS, That the Board of Trustees of the Bowling Green State University, of Bowling Green, Wood County, Ohio, hereby acknowledges itself to be indebted, and for value received, promises to pay to the registered holder, but only from the revenues mentioned below, the sum of FIVE THOUSAND DOLLARS on the fifteenth day of March, together with interest thereon at the rate of 2½% per annum, payable annually on the fifteenth day of March in each year until the principal sum is paid. Both principal and interest to be paid by check against funds on deposit in the Bank of Wood County, in Bowling Green, Ohio.

All payments on this bond, both of principal and interest, shall be made without deduction for any tax, or any charge in the nature thereof, which the obligor may be required to pay or to retain therefrom by any present or future laws of the United States of America or any of the States thereof.

This bond is one of an issue of 70 serial bonds of like tenor and effect, except as to maturity, aggregating in amount Three Hundred Fifty Thousand dollars (\$350,000.00) all of which bonds are of even date herewith and are issued under authority of Section 4863-6 of the General Code of Ohio, and pursuant to a resolution duly adopted by the Board of Trustees of the Bowling Green State University on the twenty-fifth day of February, 1949. All payments on this bond, both principal and interest, shall be made out of the revenues derived from the operation of the buildings being built from the proceeds of the sale of this bond and Kohl Hall, Residences for Women 3,4, and 5; and the net Revenues from Shatzel Hall and Cottages 1 and 2 for women after the retirement of bonds outstanding as of date of this issue.

This bond and the issue of which it is a part, are callable at par, in whole or in part, at the option of the Board of Trustees of the Bowling Green State University, on any interest payment date on and after March 15, 1951, and in the inverse order of their maturity, upon thirty (30) days written notice to the registered holder as recorded on the books of Bowling Green State University.

This bond shall be transferable by full indorsement, acknowledged by the Business Manager of Bowling Green State University, and recorded on the books of Bowling Green State University. The payment of principal and/or interest shall be made to the recorded registered holder of this bond as of March 14 preceding payment date and shall discharge the obligor in respect thereto.

IT IS HEREBY CERTIFIED AND RECITED that all acts, conditions and things required by law to be done precedent to and in the issuance of this bond, have been done, have happened and have been performed in regular and due form as required by law, and that in the issuance of this bond the Board of Trustees of the Bowling Green State University has not violated any part of the Constitution or Statutes of the State of Ohio, or any by-law of the Board of Trustees of the Bowling Green State University, and has not exceeded any authority conferred by the laws of the State of Ohio.

IN WITNESS WHEREOF, the Board of Trustees of the Bowling Green State University has caused its name to be hereunto subscribed and its seal to be hereunto affixed by Mr. E. T. Rodgers, the president, and by Mr. Alva W. Bachman, its secretary, both hereunto duly authorized by its Board of Trustees on the --25--day of February 1949.

By E. T. Rodgers
President
and _____
Secretary

THE BOARD OF TRUSTEES OF THE
BOWLING GREEN STATE UNIVERSITY

SECTION 3. BE IT FURTHER RESOLVED THAT the principal and interest of this issue of bonds shall be payable out of the net revenues from the dormitories to be constructed and/or equipped with the proceeds of this issue of bonds. Also the principal and interest of this issue of bonds shall be payable from the net revenue of the following dormitories which are under the control of the Board of Trustees of the Bowling Green State University, to wit: Men's Dormitories number VII and IX built from the proceeds of the sale of these bonds and Kohl Hall and Women's Residences #3,4 and 5; and the net revenues from Shatzel Hall and Cottages 1 and 2 for women after the retirement of bonds outstanding as of date of this issue, and that such net revenues for the purposes of this section and other sections of this resolution shall be held to include all rentals received from said dormitories from whatever source derived, after deduction of such reasonable expenses for maintenance of said dormitories as may be necessary to preserve the same in good repair, but only after all obligations outstanding as of the date of this issue have been retired in full.

SECTION 4. BE IT FURTHER RESOLVED, and it is hereby covenanted and agreed by said Board of Trustees of the Bowling Green State University with the holder or holders of the bonds herein authorized to be issued, that it will perform all of the duties with reference to the said dormitories to be built and/or equipped with the proceeds of the bonds herein authorized, required by the law of Ohio and by the terms and conditions of this resolution, and said Board of Trustees of the Bowling Green State University hereby irrevocably covenants, binds and obligates itself not to pledge, mortgage or otherwise encumber any of said dormitories until all of the bonds authorized and issued hereunder shall be paid in full; and it is further covenanted and agreed to maintain in good condition and to operate said dormitories and to charge and collect such rates and charges for the facilities furnished thereby within limit prescribed by law, that the income and revenues derived from said dormitories will be sufficient at all times to meet the requirements of this resolution.

SECTION 5. BE IT FURTHER RESOLVED that while any of the bonds herein authorized remain outstanding, the Board of Trustees of the Bowling Green State University shall not issue any additional bonds or other evidence of indebtedness payable from the revenues of said dormitories, unless the lien on the revenues of such dormitories, securing the principal of such additional bonds or other evidences of indebtedness, is made junior and subordinate in all respects to the lien securing the bonds herein authorized.

SECTION 6. BE IT FURTHER RESOLVED that so long as any of said bonds are outstanding, the Board of Trustees of the Bowling Green State University shall:

- (a) Maintain insurance for the benefit of the holders of the bonds herein authorized of a kind and in an amount which usually would be carried upon similar public buildings, and to pay the cost of such insurance from the

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gross revenues from said dormitories. Said insurance shall also be carried in sufficient amount to provide, in case of loss, for the payment of principal and interest of the bonds outstanding;

- (b) Keep proper books of record and account separate from all other records and accounts, in which complete and correct entries shall be made of all transactions relating to said dormitories. The University will furnish to the original purchaser of said bonds, and to any holder or holders of said bonds upon written request, not more than sixty (60) days after the close of each fiscal year, on December 31, complete financial statements of said dormitories, covering such fiscal year;
- (c) Grant to any holder or holders of 25% of the outstanding bonds herein authorized, the right of all reasonable times to inspect the said dormitories and all records, accounts and data of said University relating hereto.

SECTION 7. BE IT FURTHER RESOLVED THAT this resolution and the pledge of the revenues herein made shall be and remain irrevocable as long as any of said bonds remain outstanding and unpaid.

SECTION 8. BE IT FURTHER RESOLVED that when said bonds shall have been executed in the manner herein provided, they shall be delivered to the Secretary of the Board of Trustees of said University, who is authorized to deliver the same to the purchaser upon receipt of par price plus accrued interest to date of delivery.

SECTION 9. BE IT FURTHER RESOLVED that this resolution shall take effect immediately upon its passage.

Following the reading of the above resolution, it was moved by Mr. Schwyn, seconded by Mr. Bachman, that the resolution be adopted and the President be instructed to proceed with the printing and sale of said bonds. Voting "Aye": Mr. Bachman, Mr. Schwyn, and Mr. Rodgers. Motion carried.

Mr. Bachman moved that the Board declare obsolete and unsuitable for use the radio equipment received in March, 1947, from the Federal Government; that this equipment, therefore, be declared junk by the Board of Trustees. Mr. Schwyn seconded. All voted yes on roll call.

The following additions to the faculty, resignations, house directors, etc., were presented:

Additions to the Faculty - 1948-49 second semester

Oldrich Jicha - Assistant Professor in Business Administration - \$1800 for the semester
Herman Dennis - Part-time Instructor in Music - \$180 for the semester
Lorin Janzer - Part-time Instructor in Engineering Drawing - \$450 for the semester
Dorothy Abell - Part-time Instructor in English - \$1000 for the semester
Dorothy Newcomer - Part-time Instructor in Speech - \$666 for the semester

Resignations

Merrill Moore - Instructor in Mathematics - resigned 1-28-49

New House Directors

Mrs. Margaret Smith - Sigma Chi
Mrs. Janet Sutton - Kappa Delta

Overload Payments

Charles Stoneking - \$300.00	Herbert Oyer - \$270.00
Henry Krause - \$270.00	Frank Arnold - \$285.00
Virgil Baker - \$285.00	Mylene Fitzwater - \$285.00
Prudence Brown - \$285.00	James Wright - \$285.00
Earl Hackbarth - \$285.00	J. E. Wenrick - \$300.00

Compensation for Extension

Allen Wylie - \$285.00	John Gee - \$300.00
Dorothy Zietz - \$285.00	Charles Young - \$300.00
R. S. McCordock - \$300.00	Wilbur Abell - \$200.00

Graduate Assistants - second semester additions

Irving Bonawitz	Robert Shaw
Howard Delancy	Raymond Yeager
William Yoakam	Vernon Dunham
Johann Nijssen	Sidney Freeman
Hazel Kille	Robert Jordan
Robert Constien	

Graduate Assistants - resignations

Charles Johnston
Patricia Miesle
Edwin Kemp

Changes in Civil Service Payroll for month ending January 31, 1949.

New Employees

Maryhelen Jacobs, starting 1-5-49, total yearly salary \$1410.91
Jane Patterson, starting 1-1-49, total yearly salary \$1432.73
Betty Jo Jackson, starting 1-1-49, total yearly salary \$1410.91
Mary J. Thompson, starting 1-1-49, total yearly salary \$1642.21
William H. Lindemeyer, starting 1-1-49, total yearly salary \$2209.09
Betty Whittaker, starting 1-1-49, total yearly salary \$1859.17
Zula Mercer, starting 1-1-49, total yearly salary \$1682.00

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Increases

Charles Tuttle, increase of \$.055 per hour, from \$.845 to \$.90

Resignations

Elveta Ragase, resigned 1-3-49
Louise Sheldon, resigned 1-6-49
Myrtle Hannah, resigned 1-7-49
Glenard Watson, resigned 1-15-49

Change in Administrative Payroll for month ending January 31, 1949

Louis M. Burkus, starting 11-26-49, total yearly salary \$360.00

Changes in Civil Service Payroll for month ending February 28, 1949New Employees

Imogene Flowers, starting February 1, 1949, total yearly salary \$1410.91
John M. Knaggs, starting February 1, 1949, total yearly salary \$1835.83
Phyllis Peters, starting February 1, 1949, total yearly salary \$1410.91
Janis E. Seibel, starting February 1, 1949, total yearly salary \$1410.91
Marguerite Faulkner, starting February 1, 1949, total yearly salary \$1616.91
Roy E. Wiseman, starting February 1, 1949, total yearly salary \$2587.25

Resignations

Marnie Acheson, resigned 2-21-49
Dorothy Faflick, resigned 2-28-49
Eleanor Rippon, resigned 2-28-49
Jacqueline Thomasen, resigned 2-14-49

Mr. Schwyn moved that the above be approved. Mr. Bachman seconded. All voted yes on roll call.

March 12, 1949

The Board of Trustees met in Room 21 of the Shawan Hotel at Tiffin at five o'clock on the above date. Members present - Mr. Rodgers, Mr. Bachman, and Mr. Schwyn. Mr. Donnell and Mr. Kershner were unavoidable absent. The minutes of the previous meeting were read and approved.

The President submitted to the Board a summary of the bids received Thursday, March 10th for the construction of one of dormitory #8 and dormitory #9. The question immediately arose as to whether one or two dormitories should be constructed at this time. The President reported that the Attorney General approved the purchase of Dormitory Revenue Bonds under the terms of the Adams Act for investment by the State Teachers Retirement System or the State Employees Retirement System. He further stated that the State Employees Retirement System had asked for the privilege of purchasing not more than \$300,000.00 worth of these bonds. Mr. Bachman moved that in view of the fact that financing of two dormitories has been secured, the Board authorize the construction of dormitories #8 and #9. Mr. Schwyn seconded. All voted yes on roll call.

The President then submitted the following recommendation of the State Architect:

Steinle-Wolfe Company

General Contract	131,676.00
Alt. G-1	126,563.00
Total.	\$258,239.00

E. W. File

Plumbing	11,491.00
Add	10,478.00
Total.	\$ 21,969.00

A. T. Emmett

Electrical	4,649.00
Add	4,286.00
Total.	\$ 8,935.00

Mr. Bachman moved that the recommendation of the State Architect be approved and the necessary steps be taken to have the proper contracts drawn with the above mentioned low bidders for the construction of these dormitories. Mr. Bachman seconded. On roll call each man voted yes.

In view of the fact that there was no low bidder for the heating, both Hildebrand and Gesling submitted bids of \$19,880.- Mr. Bachman moved that the heating contract be awarded the Hildebrand Company of Toledo. Mr. Schwyn seconded. On roll call each man voted yes.

The President discussed with the Board the sources of funds for the erection of the Building. It was moved by Mr. Bachman and seconded by Mr. Schwyn that President Prout be authorized to purchase dormitory revenue bonds under date of issue March 15, 1949, in an aggregate sum not to exceed \$100,000.00, said bonds to be purchased from surplus funds in dormitory or other local accounts where, in the opinion of the President, the money should be invested in revenue producing bonds.

Voting aye: Mr. Rodgers, Mr. Bachman, Mr. Schwyn.

Motion carried.

The President requested that the following letter from Director Sowers be inserted in the minutes as a matter of record:

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MC MANUS-TRUP CO., TOLEDO, OHIO-103830

March 11, 1949

Board of Trustees
Bowling Green State University
Bowling Green, Ohio

Re: Men's Dormitory No. 9
Bowling Green State University
Bowling Green, Ohio

Att: Dr. F. J. Prout, President

Gentlemen:

Bids were received in the office of the Division of State Architect and Engineer on March 10, 1949 for the above project.

After a careful examination of the bids received on the above, I wish to make the following recommendation

ITEM 4- ELECTRICAL

- A. T. Emmett, Inc.
Port Clinton, Ohio

For the sum of \$ 4,649.00

ITEM 4- A-ALTERNATE "E-1"

ADD-ELECTRICAL WORK FOR MEN'S DORM 8

Add, for the sum of 4,286.00

Total, for the sum of \$ 8,935.00

Subject to the motion of the Controlling Board giving authority to award these Contracts, without competitive bidding, other than those received on March 10, 1949, I wish to make the following recommendation:

ITEM 1- GENERAL CONTRACT

- Steinle-Wolfe, Inc.
128 N. Jefferson Street
Fremont, Ohio

For the sum of \$131,676.00

ITEM 1- A-ALTERNATE "G-1"

ADD-MEN'S DORMITORY No. 8

Add, for the sum of 126,563.00

TOTAL, for the sum of \$258,239.00

ITEM 2- PLUMBING CONTRACT

- E. W. File, Plumbing and Heating
333 North Jackson, Lima, Ohio

For the sum of \$ 11,491.00

ITEM 2- A-ALTERNATE "P-1"

ADD- PLUMBING WORK FOR MEN'S DORM 8

Add, for the sum of 10,478.00

TOTAL, for the sum of \$ 21,969.00

ITEM 3- HEATING CONTRACT

- Fred J. Hildebrand
912 Starr Avenue
Toledo 5, Ohio

For the sum of \$ 9,990.00

ITEM 3- A-ALTERNATE "H-1"

Add-HTG. WORK FOR MEN'S DORM 8

Add, for the sum of 9,890.00

TOTAL, for the sum of \$ 19,880.00

I recommend the above as being the lowest and best bids received.

Upon receipt of approval of the above recommendation, I will prepare Contracts with the above Contractors in the stated amounts.

Kindly issue encumbrance estimates to cover the above and send to the office of Division of State Architect and Engineer as soon as possible.

Yours very truly
DEPARTMENT OF PUBLIC WORKS
(signed)
George B. SOWERS
DIRECTOR

GBS:r

There being no further business, the Board adjourned.

djs

Attest:

E. T. Prout
President

Secretary

March 24, 1949
Bowling Green, Ohio

The Board of Trustees met on the above date. All members were present. The minutes of the previous meeting were read and approved.

The President asked the Board to discuss the desirability of reducing the number of students per room fifty per cent in the Federal Government temporary housing. After considerable discussion, Mr. Donnell moved that the President be directed to cut the occupancy of the above mentioned dormitories to fifty per cent of the present occupancy with a proviso that the overload be continued, if necessary, in order to care for the students who next semester will be assigned to dorms 8 and 9, said over-occupancy to continue only so long as 8 and 9 remain unfinished. Mr. Kershner seconded the motion. On roll call, all members voted yes.